

Board of Assessors
August 3, 2011
Bedford Town Hall

- Call to Order: Chairman Bruce Murphy called the meeting to order at 7:00 PM.
- Roll Call: Chairman Bruce Murphy, Clerk John Linz, Associate Assessor John Speidel.
- Others Present: John McCulloch.
- Minutes: Clerk John Linz made a motion to accept the amended minutes of July 20, 2011. Chairman Bruce Murphy seconded the motion, there was no discussion and the vote was unanimous.
- On Going Business:
- The Board discussed a replacement for the vacant Board of Assessors seat. Resident John McCulloch attended the meeting and discussed the position with the Board.
- Chairman Bruce Murphy presented his busy road and flood plain analysis to the Board. The presentation was based on a statistical look at paired sales. Chairman Bruce Murphy findings using 3 years of sales, suggested that there is not enough statistical data to support a busy road adjustment, however there is enough data to support a flood plain adjustment of 5% to 7%.
- The Board discussed the Carlton Willard Village appraisal that has been contracted with Health Trust. The Board also revisited the issue of counting the increase in value for 2012 as new growth.
- The Board discussed time tables for the revaluation and Patriot Properties

The Board discussed and reviewed Scott Santangelos (who works for the Department of Revenue) data quality review, of 2010 sales.

Signatures:

The Board signed Motor Vehicle Abatements reports and monthly bills.

At 8:45 PM the Board voted to go into Executive Session to discuss potential litigation and not return to regular session.

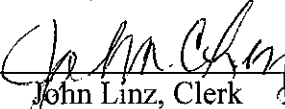
Chairman Bruce Murphy voted Yes

Clerk John Linz voted Yes

Respectfully submitted,

By
John B. Speidel

Approved by the Board of Assessors;



John Linz, Clerk